Registered No. HSE-49/2016





ఆంధ్రప్రదేశ్ రాజపత్రము

THE ANDHRA PRADESH GAZETTE

PUBLISHED BY AUTHORITY

PART I EXTRAORDINARY

No.148 AMARAVATI, THURSDAY , APRIL 6, 2017 **G.12**

NOTIFICATIONS BY GOVERNMENT

--x--

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT (H1)

DRAFT VARIATION TO CHANGE OF LAND USE FROM AGRICULTURAL USE TO RESIDENTIAL USE TO AN EXTENT OF AC.3.96 CENTS IN R.S.NO.112/3, 112/4 (P), 123/4 (P), 123/5 (P) OF TANGELLAMUDI (V) & GP, ELURU

[Memo No.365453/H1/2016, Municipal Administration & Urban Development (H1) Department, 06th April, 2017]

NOTIFICATION

The following draft variation to the Eluru General Town Planning Scheme, the Master Plan, sanctioned in G.O.Ms.No.312, MA., dated:25.07.1975 proposed to make in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

Notice is hereby given that the draft will be taken into consideration after the expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions received with respect thereto before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Velagapudi.

DRAFT VARIATION

The site in R.S.No.112/3, 4P, 123/4, 5 (P) to an extent of Ac.3.96 cents of Tangellamudi Gram Panchayat, the boundaries of which are as shown in the schedule hereunder and which is earmarked for Agricultural land use in the General Town Planning Scheme (Master Plan) of Eluru sanctioned in G.O.Ms.No.312, MA Dt:25.07.1975 is now proposed to be designated for Residential use by variation of change of land use basing on the Panchayath Resolution No.25 of 2016, Dated 18.07.2016, as marked as "A to K" in the revised part proposed land use map bearing G.T.P. No. 12/2017/R available in the Panchayath Office, Tangellamudi Gram Panchayath, **subject to the following conditions that;**

1. The applicants shall handover the 15'-0'' wide stretch of site (628.71 Sq.Mts) on Western Boundary of the site u/r to maintain 40'-0'' wide road through registered gift deed at free of cost to the Tangellamudi Gram Panchayat..
2. The applicant shall hand over an extent of 1813.47 Sq.Mts. to the Tangellamudi Gram Panchayat which was affected under 40'-0'' wide Master Plan road on Southern side of applicants remaining land.
3. The applicant shall obtain prior technical clearance from competent authority before commencement of any development activity in the site under reference.
4. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
5. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
6. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
7. The change of land use shall not be used as the proof of any title of the land.
8. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
9. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North	:	Vacant Land
East	:	Panta Bodhi & Approved layout of LP No.29/2002/R.
South	:	Proposed 40'-0'' wide M.P. Road
West	:	Vacant land & 25'-0'' wide existing road to be widen to 40'-0'' road

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT